

Industrial

TO LET

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Unit 1 Satellite Park, Greengate, Chadderton, Greater manchester, M24 1RU

A detached industrial unit with secure yard

Summary

Tenure	To Let
Available Size	17,896 sq ft / 1,662.59 sq m
Rent	Rent on application
EPC Rating	B (37)

Key Points

- Secure self contained yard
- 2 level loading doors
- Excellent access onto M60
- 6.9m min eaves
- LED warehouse lighting
- Short term / Flexibility available

DESCRIPTION

A self contained industrial unit which benefits from a large secure yard and parking. The property is constructed from a steel portal frame with clad elevations and roof. The warehouse is accesses via 2 electric level loading doors which provides direct access into the secure yard area.

LOCATION

The unit is in a prominent position fronting Greengate, further providing good access to both J20 and J21 of the M60 motorway. The property is based on a busy estate, next to a DPD depot, which delivers good foot traffic to the property.

ACCOMMODATION

The accommodation comprises the following areas:

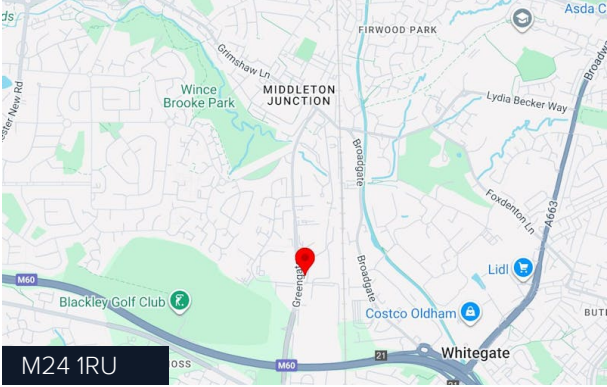
Name	sq ft	sq m	Availability
Unit - Warehouse	17,896	1,662.59	Available
Total	17,896	1,662.59	

VIEWINGS

Strictly via agents Rock Real Estate or B8RE.

TERMS

The property is available by way of assignment, new lease or a flexible licence agreement.



Viewing & Further Information



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